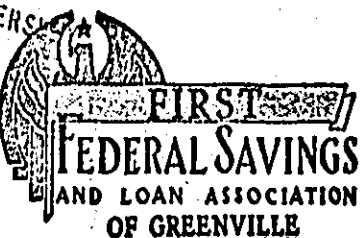


REGULATION NO. 22  
COMPLIED WITH

FILED  
GREENVILLE CO. S. C.  
JUN 15 4 03 PM '73

BOOK 1281 PAGE 730

DOXIE S. TANKERS  
R.M.C.



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Harold R. Wilson and Marjorie H. Wilson

(hereinafter referred to as Mortgagor) (SEND(S) GREETINGS:

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and just sum of thirty-six

Thousand and No/100----- (\$36,000.00)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note does not a provision for escalation of interest rate (paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain conditions), said note to be repaid with interest as the rate or rates therein specified in installments of Two Hundred Seventy-seven and 86/100 (\$277.86) Dollars each on the first day of each month hereafter, in advance, until the principal sum with interest has been paid in full, such payments to be applied first to the payment of interest, computed monthly on unpaid principal balances, and then to the payment of principal with the last payment, if not sooner paid, to be due and payable 25 years after date; and

WHEREAS, said note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due thereunder shall, at the option of the holder thereof, become immediately due and payable, and said holder shall have the right to institute any proceedings upon said note and any collaterals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the Mortgagor's account for the payment of taxes, insurance premiums, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate:

All that certain piece, parcel, or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville on the eastern side of River Falls Road, near the City of Greenville, lying on both sides of Oil Camp Creek and Middle Saluda River and containing 17.8 acres, more or less, and being more particularly described as the property on a plat entitled "Property of Joe H. Holloway and H. R. Wilson, dated May 26, 1972, prepared by Carolina Surveying Company", and being more fully described according to said plat as follows:

BEGINNING at an iron pin on the eastern side of River Falls Road, joint front corner of property herein conveyed and a 17.8 acre tract this day conveyed to Joe H. Holloway by deed of grantees herein; running with the said common line North 73-10 East 1,558.8 feet to an iron pin; thence running South 24-56 West 918.2 feet to an iron pin; thence running South 80-15 West 588.3 feet to an iron pin; thence running North 75-40 West 454.8 feet to an iron pin on River Falls Road; thence along River Falls Road North 11-15 West 306 feet to an iron pin; thence continuing along said road to an iron pin, at the BEGINNING corner.